Box 34

WARRANTY DEED

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $175,000.00.

Angela E. Shaver
Affiant

Subscribed and sworn to me on July 8, 2005

Leon Shaver
NOTARY PUBLIC
My Commission Expires: 1/20/09

LEON SHAVER NOTARY PUBLIC DAVIDSON COUNTY, TN

Davidson County DEEDWARR
Recvd: 07/26/05 15:11 2 pgs
Fees:13.00 Taxes:647.50

20050726-0087065

THIS INSTRUMENT WAS PREPARED BY:

John Cobb Rochford
Attorney at Law
2200 Abbott Martin Road
Nashville, TN 37215
(615)269-7676

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Jose Castillo 2552 Treetop Drive Antioch, TN 37013	SAME	149-06-0-099.00

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Jeffrey S. McMahon, unmarried, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto Jose T. Castillo, hereinafter called **"GRANTEE,"** his successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot #7, on the Plan of Oakwood Subdivision, Phase 5, of record in Plat Book 7900, Page 400, said Register's Office, to which plat reference is herbey made for a more complete description of said property.
>
> Being the same property conveyed to Jeffrey S. McMahon, unmarried, by Warranty Deed from Centex Real Estate Corporation, of record in Book 9868, Page 51, Register's Office for Davidson County, Tennessee, dated November 21, 1995 and recorded November 27, 1995.
>
> The conveyance of the above-described parcel of land is subject to 2005 taxes, which have been prorated and assumed by Grantees, any and all zoning regulations, building restrictions, setback lines, if any, easements and rights of way for public utilities and all other documents, both recorded and unrecorded, applicable to this property.
>
> This property is also known as improved property located at 2552 Treetop Drive, Antioch, TN 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his successors and assigns, forever, and GRANTOR does covenant with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, his successors and assigns, against the lawful

claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands on June 23 2005.

Jeffrey S. McMahon

STATE OF TENNESSEE, COUNTY OF DAVIDSON

On June 23, 2005, before me personally appeared Jeffrey S. McMahon, unmarried to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

Witness my hand and official seal on June 23, 2005.

NOTARY PUBLIC

My Commission Expires: 1/27/07

JOHN COBB ROCHFORD
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE